CITY OF POWELL
SETBACK & TREE PLANTING CHEAT SHEET
UPDATED JANUARY 2019

Subdivision	Front	Side	Rear	Sq Ft Plantings	Street Trees	Corner Lots	Interior Lots	Additional Trees	Ornamental Trees
Ashmoore	30 ft	12 ft lots >80 ft front, 10 ft lots <80 ft front and front load garage, 8 ft lots <80 ft front and side load garage	30 ft	Yes	Yes	4	2	2	1
Bartholomew Run	per plat	8 ft garage side, 10 ft non-garage side	30 ft	Yes	Yes	4	2	na	na
Brookehill Village	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Cardinal Hill	per plat	per zoning code	per zoning code	Yes	Yes	4	2	na	na
Carpenter's Mill	per development plan	per development plan	per development plan	Yes	Yes	4	2	na	na
Chambers Glen	35 ft	10 ft min, 25 ft total	30 ft / 25 ft from scenic easement	Yes	Yes	4	2	3	1
Chase	per plat	10 ft min, 25 ft total	35 ft	Yes	No	na	na	na	na
Commons of Powell	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Deer Run***	per plat, 130 ft from CL of SR 750	10 ft min, 30 ft total	30 ft	Yes	No	na	na	na	na
Falcon Ridge	per plat	West of Bennett 8 ft min, 20 ft total / East of Bennett 10 ft min, 30 ft total	30 ft	Yes	Yes	4	2	na	na
Golf Village*#	per plat / Bob Webb 20 ft from BC	10% lot width at BL for lots <100 ft at BL / 12.5 ft for lots >100 ft at BL / Bob Webb 5 feet for masonary wall, no openings, 7.5 ft all others	25 ft / 20 ft accessary use / 25 ft acessory use next to GC / Bob Webb 25 ft	No	Yes	per development plan	per development plan	per development plan	per development plan
Grandshire	per plat	10 ft	30 ft	Yes	Yes	4	2	2	1
Junia Glen	25 Ft	7.5 feet min, 15 feet total	60 ft						
Lakes at Golf Village	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Lakes of Powell	per plat	5 ft	30 ft / 20 ft with side or rear load garage	Yes	Yes	4	2	3	1
Liberty Hills	per plat	12 ft	30 ft	Yes	No	na	na	na	na
Liberty Ridge	30 ft	10 ft	30 ft	Yes	No	na	na	na	na
Middlebury Estates	30 ft	10 ft	30 ft	Yes	Yes	4	2	2	1
Morris Station	20 ft min, 25 ft max	5 ft	30 ft / 20 ft for lots 9, 10, 11, 12	No	No	na	na	na	na
Murphy Park	per plat	10% lot width at BL	30 ft / 25 ft from scenic easement	Yes	Yes	4	2	2	1
Old Village and Other****	per zoning code	per zoning code	per zoning code	Yes	Yes	per zoning code	per zoning code	per zoning code	per zoning code
Olentangy Ridge	per plat	8 ft min, 18 ft total / Woodland Drive 15 ft min, 40 ft total (check plat)	30 ft / Woodland Drive 50 ft	Yes	No	na	na	na	na
Powell Place	25 ft with 60 ft ROW / 30 ft with 50 ft ROW	10 ft	30 ft	Yes	Yes	4	2		
Reserve at Scioto Glen	30ft	8'	30'/20ft. Accessory use (deck)	Yes	Yes	4	2		
Retreat**	per plat	15 ft	40 ft	Yes	No	na	na	na	na
Rutherford Estates	30 ft	12 ft	30 ft	Yes (see typical)	Yes	see typical	see typical	see typical	see typical
Stonebridge	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Traditions of Powell	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Village at Kinsale	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Villages at Murphy Park	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Villages at Murphy's Crossing	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Villages at Powell	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Villas at Woodcutter	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Woods at Big Bear Farms	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan	per development plan
Woods of Powell	per plat	5 ft for lots <80 ft at BL / 6 ft for lots 80 ft to <90 ft at BL / 8 ft for lots >90 ft at BL	30 ft	Yes	Yes	4	2	3	1
Woods of Sawmill	per plat	4 ft min, 20 ft total	30 ft	Yes	Yes	4	2	2	1
#- Golf Village Note: Section 7 has a Rear 20 foot setback for accessory uses & 80 foot setback for primary structures									